



Department of City Development

City Plan Commission
Neighborhood Improvement
Development Corporation
Redevelopment Authority

Rocky Marcoux
Commissioner

Martha L. Brown
Deputy Commissioner

GENERAL

The following project is open for bidding by contractors possessing a Milwaukee Home Improvement Contractor License.

Please contact the owner for an appointment to inspect the property. Return bids to the owner.

Note that all activities disturbing lead (PB) based surface coatings require State certified personnel and, as noted, a Milwaukee Health Department Lead Permit.

Project Address	1246 S 35TH ST
Summary Of Work	GENERAL
Technical Specialist	Pellett, Brian Phone: (414) 286-5624

Bid packages are available from the owners:

Owner	Frankie Colon and Rosa Colon
Home address	1246 S 35TH ST
Phone	Home: 414-526-9878
Bid due date	Friday, March 23 rd , 2012
Approximate starting date	March 2012
Approximate completion date	June 2012

SCOPE OF WORK		February 9th, 2012 (Thurs)	
Frankie Colon: 1246 S 35th St (15-1434)			
		<i>Rehab Specialist:</i>	
() Home		Brian Pellett	286-5624
() Work	Home Rehab - GS TIN	<i>Loan Officer:</i>	
First inspection date: 01/30/12 Mon		Judy Carson	286-3543
Prior version dates:			
Both the "Rehabilitation and Technical Specifications and Performance Standard for the City of Milwaukee - February, 2006" and the "NIDC Addendum to Specifications," dated 8/23/07 & 5/13/08, are incorporated into this scope by reference. These items provide an outline of materials requirements & performance expectations. Updated copies can be obtained from NIDC @ 809 N Broadway-3rd Flr.			
Standard Window Treatment: Any task that disturbs a previously painted surface shall be performed by properly certified personnel and requires Milwaukee Health Department notification. Standard window treatment and window replacement shall be performed by properly certified personnel and requires a Milwaukee Health Department permit.			
Miscellaneous: The contractor is responsible to field verify all measurements, the amount of materials needed, and the number of windows in the building. If any item in this scope calls for a certain manufacturer, model number, or approved equivalent of a particular item, and that item is to be substituted, both NIDC and the owner must approve the substitution in writing as a part of the contract.			
1	EXTERIOR	Code	Cost Est
2	Secure front porch rail.	PR	
3	Paint: porch, rail, deck, foundation, doors & all painted surfaces.	PR	
4	Tear off/re-roof garage.	PR	
5	Install address numbers on garage.	PR	
6	Install glass block windows in basement.	PR/PbA	
7	Install aluminum trim on windows & doors.	PR	
8			
9	INTERIOR - 1st Floor		
10	Install deadbolt lock to front entry door with thumb turn lock.	PR	
11	Drywall, finish & paint living room & middle bedroom ceiling.	PR	
12	Install GFIC outlets to kitchen & bathroom (PERMIT).	PR	
13	Install underlayment & vinyl tile flooring in kitchen.	PR	
14	Replace/install base & wall cabinets with countertop.	PR	
15	Reinstall kitchen sink & faucet (PERMIT).	PR	
16	Finish, prime & paint kitchen.	PR	
17	Install solid pipe vent to dryer.	PR	
18			
19	INTERIOR - 2nd Floor		
20	Install handrail & guardrail.	PR	
21	Install paneling on walls in center room to match.	PR	
22	Install underlayment & vinyl tile flooring.	PR	
23			
24	BASEMENT		
25	Install coverplates on electrical boxes.	PR	
26	Replace kitchen sink drain (PERMIT).	PR	
27	Install 92%+ high-efficiency gas furnace (PERMIT).	PR	
28			
29		19	TOTAL EST
30			
31			
32	Prepared by:	Date:	
33			
34			
35	Owner Approval:	Date:	